

SNAPSHOT of HOME Program Performance--As of 03/31/11 Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**	
					Group	B Overall
Program Progress:				PJs in State: 15		
% of Funds Committed	100.00 %	100.00 %	1	97.21 %	100	100
% of Funds Disbursed	94.03 %	96.12 %	10	90.53 %	63	63
Leveraging Ratio for Rental Activities	8.7	7.28	1	4.97	100	100
% of Completed Rental Disbursements to All Rental Commitments***	89.42 %	95.31 %	14	85.01 %	34	30
% of Completed CHDO Disbursements to All CHDO Reservations***	82.76 %	79.38 %	7	73.71 %	65	64
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	96.59 %	93.12 %	6	81.48 %	91	88
% of 0-30% AMI Renters to All Renters***	72.31 %	63.40 %	3	45.54 %	93	0
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	98.74 %	99.12 %	12	96.14 %	46	45
Overall Ranking:			In State:	8 / 15	Nationally:	93
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$15,304	\$27,139		\$28,248	791 Units	30.00 %
Homebuyer Unit	\$11,328	\$20,061		\$15,487	116 Units	4.40 %
Homeowner-Rehab Unit	\$19,518	\$20,974		\$0	208 Units	7.90 %
TBRA Unit	\$3,970	\$1,863		\$3,211	1,523 Units	57.70 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Spokane WA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$78,343	\$99,201	\$20,307
State:*	\$120,762	\$122,349	\$26,995
National:**	\$101,183	\$78,322	\$24,013

CHDO Operating Expenses:
(% of allocation)

PJ:	4.3 %
National Avg:	1.2 %

R.S. Means Cost Index: 0.99

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	78.5	85.3	88.9	71.7	Single/Non-Elderly:	40.6	27.6	30.3	30.1
Black/African American:	7.8	0.9	1.9	10.6	Elderly:	14.6	1.7	23.1	0.9
Asian:	1.5	1.7	0.5	1.8	Related/Single Parent:	23.1	29.3	20.2	38.9
American Indian/Alaska Native:	4.3	3.4	0.5	8.0	Related/Two Parent:	11.5	38.8	22.1	15.0
Native Hawaiian/Pacific Islander:	0.3	0.0	0.5	0.0	Other:	9.1	2.6	2.4	15.0
American Indian/Alaska Native and White:	0.0	0.0	1.0	0.9					
Asian and White:	0.1	0.0	0.5	0.0					
Black/African American and White:	1.1	0.0	0.5	0.0					
American Indian/Alaska Native and Black:	0.6	0.0	0.5	0.0					
Other Multi Racial:	0.4	0.0	1.0	0.0					
Asian/Pacific Islander:	0.6	0.9	0.5	0.9					
ETHNICITY:									
Hispanic	4.6	7.8	3.8	6.2					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	50.6	29.3	39.4	30.1	Section 8:	18.8	0.0 [#]		
2 Persons:	18.5	18.1	21.6	20.4	HOME TBRA:	0.8			
3 Persons:	12.9	24.1	16.8	18.6	Other:	16.6			
4 Persons:	9.6	15.5	13.0	15.0	No Assistance:	63.9			
5 Persons:	4.9	6.0	5.8	9.7					
6 Persons:	1.5	0.9	2.4	5.3					
7 Persons:	0.6	3.4	0.5	0.0					
8 or more Persons:	1.4	2.6	0.5	0.9					
					# of Section 504 Compliant Units / Completed Units Since 2001				269

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Spokane State: WA Group Rank: 93
 (Percentile)
 State Rank: 8 / 15 PJs Overall Rank: 0
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 79.77%	89.42	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 57.73%	82.76	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	96.59	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.23%	98.74	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.200	0.98	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

